

Monthly Board Meeting October 17, 2024

Conneaut Port Authority
929 Broad Street
Conneaut, Ohio 44030
10-17-24

Meeting was called to order at 6:00 PM by Chairman Bill Kline

Board Members Present: Bill Kline, Patrick Arcaro, Kristina Dougherty, Mark Presley (virtually)

Absent: Joe Zappitello & , Debbie Newcomb

Staff: Denver Spieldenner, Terri Trisket

Others in attendance: Nic Church (City Council Liaison)

Minutes: Disposal of previous minutes-Motion to accept minutes from the September Board Meeting

Motion: Kristina Dougherty; second: Patrick Arcaro

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

Correspondence:

Rotary membership: Denver and/or Terri would attend meetings

D-Day Thank You Letter: Thanking us for our help with D-Day

Sherrod Brown's Press Release on the Ashtabula Coast Guard Station.

Audience Participation:

Nic Church: Public works to grate and put down grindings on Lagoon Road

Harbormaster Report:

Conneaut Port Authority report October 2024

Harbormaster Report October 17, 2024

- Docks
 - We have had some dock damage during the last couple wind storms. Nothing major.
- Sandbar
 - We have called our Port-a-Johnnie supplier to have them removed. We only pay for them until the 15th of September.
 - We are done mowing and raking the sandbar.
 - All trash cans have been secured.
 - The sandbar shed has been boarded up.
- Employees
 - We are working with 2.5 people on our maintenance crew. We will get through the shutdown okay.
- Shutdown
 - We will start shutting down on October 16th.
 - Water and electricity will be shut off by October 18th.
 - We hope to pull channel markers next week, weather permitting.
 - Jet ski docks will be pulled next week. ○ The sewer pump at the fuel dock has been winterized.
- Misc.
 - We are in the process of getting jet ski dock quotes.

- o We are working with several dock manufacturers to get a replacement cost for “B” dock in PCM. This replacement will not take place in 2025 due to availability of funds and manufacturing schedules. We hope to remove the old dock in the Fall of 2025 and put in the new dock in the Spring of 2026.
- o As of Tuesday October 15th we had 7 boats in PCM and 37 boats in the Lagoon.
- o Are we interested in joining the Rotary Club?

Respectfully submitted:

Denver Spieldenner, Harbormaster
Conneaut Port Authority

Dock report:

Dock Report

October 17, 2024

Board Meeting

2025 contracts

144 dock contracts have been returned so far for the 2025 season. Next week I will be reaching out to dock holders who have not returned their contracts.

Office updates:

This will be the last week of operation for the fuel dock.

The Launch Ramp will operate through the month of October, weather and business dependent.

I will be meeting with Sherrod Brown’s Regional Representative Jordan Pennell on Tuesday, October 22.

The Port Authority will be participating in the Candy Crawl this year.

The Christmas Parade Friday November 29th. If the board is interested in participating can get us registered.

Financial reports: Patrick Arcaro

Spending this month has been pretty standard

Motion to accept Treasurer’s reports

Motion: Kristina Dougherty ; second: Mark Presley

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

Motion to ratify the payment of September’s bills

Motion: Patrick Arcaro; second: Kristina Dougherty

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

Old Business:

Authorized signers: Currently the bylaws read :

Checks and Drafts, etc. Checks and drafts requiring the payment of amounts shall be executed for and on behalf of the Port Authority by the Chairperson or the Vice Chairperson of the Board of Directors and the Treasurer. Checks and Drafts written for less than \$1000.00 (one thousand dollars) need only one signature of the Treasurer or Chairperson or Vice Chairperson or Secretary. Any check or draft written for more than \$1000.00 (one thousand dollars) requires signature of at least two members of the Executive Committee.

Motion to add : If two officers are unable to sign the Harbormaster may be the second signer.

Motion: Patrick Arcaro; second: Kristina Dougherty

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

New Business:

Committee Reports: None

Oasis Invoice: Board was presented with our outstanding invoice: Some of the costs are ones we incurred some are not. Bill will draft a proposal for Oasis.

Motion to allow the Board Chair to negotiate the invoice with Oasis

Motion: Kristina Dougherty; second: Patrick Arcaro

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

Vice Chair replacement: Neither Mark nor Kristina are interested in the position at this time. We will continue this discussion next month

December Meeting: We may need a December meeting to discuss budget. The finance committee will meet twice before our November meeting. We should have a good temporary budget put together. We will reevaluate the need for a December meeting in November.

Sandbar gate:

The sandbar is one area where we lose profit. This year we were able to keep labor costs down by only operating Thursday-Sunday. This was unpopular as people would like to drive out on the other days. A pay gate is a way to capture the revenue on those days without the expense of labor.

Concerns are cost of the gate and policing of behavior out on the sandbar. We will start to look at costs.

We have ice cream left over from the fuel dock, last year Oasis donated the ice cream to a local group. It has been suggested that this year we donate to the Corpus Christi Faith Formation.

Motion to donate the remaining ice cream to Corpus Christi Faith Formation program

Motion: Bill Kline; second: Kristina Dougherty

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

State Capital Budget funds:

We have two options on ways to go with these funds: Option 1: Is to complete the design and construction documents on the New Marina Project. This will also allow us to request reimbursement on all of the permitting expenses that have already been incurred. This will allow for a beginning cash flow to work with as this is a reimbursement grant. I can also apply for the funds to replace the old style jet ski docks. This will allow us to be competitive for additional funding as the project will be shovel ready. Option2: We can create a compilation of all of the marina repair projects. We have a bunch of projects that need completed however we may not have the cash flow to fund these up front. Option one has the better potential.

Parking lot: Bill was approached by someone interested in purchasing the parking lot.

The board would entertain the option of selling the lot for no less than what we have into it or leasing it out.

Motion to allow the board chair to negotiate a lease or sale agreement on the parking lot with the perspective buyer.

Motion: Kristina Dougherty; second: Bill Kline

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

Motion to Adjourn made at 7:24 PM

Motion: Kristina Dougherty; second: Mark Presley

Motions:

24-73 Disposal of previous minutes-Motion to accept minutes from the September Board Meeting

Motion: Kristina Dougherty; second: Patrick Arcaro

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

24- 74 Motion to accept Treasurer's reports

Motion: Kristina Dougherty ; second: Mark Presley

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

24-75 Motion to ratify the payment of September's bills

Motion: Patrick Arcaro; second: Kristina Dougherty

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

24-76 Motion to add to the bylaws: If two officers are unable to sign the Harbormaster may be the second signer.

Motion: Patrick Arcaro; second: Kristina Dougherty

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

24-77 Motion to allow the Board Chair to negotiate the invoice with Oasis

Motion: Kristina Dougherty; second: Patrick Arcaro

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

24-78 Motion to allow the board chair to negotiate a lease or sale agreement on the parkin lot with the perspective buyer.

Motion: Kristina Dougherty; second: Bill Kline

Vote: Yes-All; No:-none; Abstentions-none

Motion Carried

24-79 Motion to Adjourn made at 7:24 PM

Motion: Kristina Dougherty; second: Mark Presley